

025.A

Map

0006

Block

0036.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 447,100 /

USE VALUE: 447,100 /

ASSESSed: 447,100 /

Total Card /

Total Parcel

447,100

447,100

447,100

PROPERTY LOCATION

| | | |
|----|--------|-----------------------|
| No | Alt No | Direction/Street/City |
| 36 | | AMSDEN ST, ARLINGTON |

OWNERSHIP

| | |
|-----------|---------------|
| Owner 1: | ASHOK ANIRUDH |
| Owner 2: | |
| Owner 3: | |
| Street 1: | 36 AMSDEN ST |
| Street 2: | |
| Twn/City: | ARLINGTON |
| St/Prov: | MA |
| Postal: | 02474 |

PREVIOUS OWNER

| | |
|-----------|---------------------------------|
| Owner 1: | OKIN RUTH AMY/TRUSTEE - |
| Owner 2: | RUTH AMY OKIN REVOCABLE TRUST - |
| Street 1: | 36 AMSDEN ST |
| Twn/City: | ARLINGTON |
| St/Prov: | MA |
| Postal: | 02474 |

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1917, having primarily Asbestos Exterior and 935 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

| | | | |
|------|------------|--------|----------|
| Code | Descrip/No | Amount | Com. Int |
| | | | |
| | | | |
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PROPERTY FACTORS

| | | | | | | |
|------------|------|-------------|-----|---------|------|-------------|
| Item | Code | Description | % | Item | Code | Description |
| Z | R2 | TWO FAMIL | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|----------|-------------|----------|-------------|--------------------|-----------|-----------|-----------|------------|------------|------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|-------|
| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj | Neigh | Neigh Infl | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
| 102 | Condo | | 0 | | Sq. Ft. | Site | | 0 | 0. | 0.00 | 7727 | | | | | | | | | | | | G7 | 1. | | | |

IN PROCESS APPRAISAL SUMMARY

| | | | | | |
|--------------|-----------------|--------------------------------|------------|------------|-------------|
| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value |
| 102 | 0.000 | 447,100 | | | 447,100 |
| | | | | | |
| | | | | | |
| | | | | | |
| Total Card | 0.000 | 447,100 | | | 447,100 |
| Total Parcel | 0.000 | 447,100 | | | 447,100 |
| Source: | Market Adj Cost | Total Value per SQ unit /Card: | 478.18 | /Parcel: | 478.1 |

PREVIOUS ASSESSMENT

| | | | | | | | | | | |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date |
| 2020 | 102 | FV | 440,800 | 0 | . | | 440,800 | 440,800 | Year End Roll | 12/18/2019 |
| 2019 | 102 | FV | 451,300 | 0 | . | | 451,300 | 451,300 | Year End Roll | 1/3/2019 |
| 2018 | 102 | FV | 400,400 | 2100 | . | | 402,500 | 402,500 | Year End Roll | 12/20/2017 |
| 2017 | 102 | FV | 365,900 | 2100 | . | | 368,000 | 368,000 | Year End Roll | 1/3/2017 |
| 2016 | 102 | FV | 365,900 | 2100 | . | | 368,000 | 368,000 | Year End | 1/4/2016 |
| 2015 | 102 | FV | 338,900 | 2100 | . | | 341,000 | 341,000 | Year End Roll | 12/11/2014 |
| 2014 | 102 | FV | 323,900 | 2100 | . | | 326,000 | 326,000 | Year End Roll | 12/16/2013 |
| 2013 | 102 | FV | 323,900 | 2100 | . | | 326,000 | 326,000 | | 12/13/2012 |

SALES INFORMATION

| | | | | | | | | | |
|-----------------|-----------|------|------------|-------------|------------|----|-----|-------|-------|
| Grantor | Legal Ref | Type | Date | Sale Code | Sale Price | V | Tst | Verif | Notes |
| OKIN RUTH AMY/T | 76291-398 | 2 | 11/30/2020 | | 610,000 | No | No | | |
| RAUTENBERG RUTH | 60970-320 | | 1/15/2013 | Convenience | | 1 | No | No | |
| FALCONE GREGG A | 57106-596 | | 7/7/2011 | | 342,500 | No | No | | |
| LOMBARDI KEITH | 45542-245 | | 7/1/2005 | | 399,000 | No | No | | |
| | | | | | | | | | |
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BUILDING PERMITS

| | | | | | | | | |
|-----------|--------|----------|--------|-----|------------|----------|------------|-------------------|
| Date | Number | Descrip | Amount | C/O | Last Visit | Fed Code | F. Descrip | Comment |
| 4/10/2013 | 517 | Solar Pa | 18,820 | C | | | | |
| 12/7/2012 | 1650 | Manual | 2,696 | C | | | | |
| 1/14/2005 | 28 | Renovate | 40,000 | C | | G6 | GR FY06 | GUT 2KITS & 2BTHS |
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ACTIVITY INFORMATION

| | | | |
|-----------|--------------|-----|-------------|
| Date | Result | By | Name |
| 5/15/2018 | Measured | DGM | D Mann |
| 6/12/2013 | Info Fm Prmt | EMK | Ellen K |
| 4/11/2013 | Info Fm Prmt | MM | Mary M |
| 10/7/2011 | MLS | EMK | Ellen K |
| 3/9/2006 | External Ins | BR | B Rossignol |
| | | | |
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Sign: VERIFICATION OF VISIT NOT DATA

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Residential

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| | | | |
|------|------------|--------|----------|
| Code | Descrip/No | Amount | Com. Int |
| | | | |
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| | | | |
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PROPERTY FACTORS

| | | | | | | |
|------------|------|-------------|-----|---------|------|-------------|
| Item | Code | Description | % | Item | Code | Description |
| Z | R2 | TWO FAMIL | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|----------|-------------|----------|-------------|--------------------|-----------|-----------|-----------|------------|------------|------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|-------|
| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj | Neigh | Neigh Infl | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
| 102 | Condo | | 0 | | Sq. Ft. | Site | | 0 | 0. | 0.00 | 7727 | | | | | | | | | | | | G7 | 1. | | | |

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|--------------|-----------------|--------------------------------|------------|------------|-------------|
| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value |
| 102 | 0.000 | 447,100 | | | 447,100 |
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| | | | | | |
| Total Card | 0.000 | 447,100 | | | 447,100 |
| Total Parcel | 0.000 | 447,100 | | | 447,100 |
| Source: | Market Adj Cost | Total Value per SQ unit /Card: | 478.18 | /Parcel: | 478.1 |

PREVIOUS ASSESSMENT

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| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date |
| 2020 | 102 | FV | 440,800 | 0 | . | | 440,800 | 440,800 | Year End Roll | 12/18/2019 |
| 2019 | 102 | FV | 451,300 | 0 | . | | 451,300 | 451,300 | Year End Roll | 1/3/2019 |
| 2018 | 102 | FV | 400,400 | 2100 | . | | 402,500 | 402,500 | Year End Roll | 12/20/2017 |
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| 2013 | 102 | FV | 323,900 | 2100 | . | | 326,000 | 326,000 | | 12/13/2012 |

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BUILDING PERMITS

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|-----------|--------------|-----|-------------|
| Date | Result | By | Name |
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| 6/12/2013 | Info Fm Prmt | EMK | Ellen K |
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| Item | Code | Description | % | Item | Code | Description |
| Z | R2 | TWO FAMIL | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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ACTIVITY INFORMATION

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|-----------|----------|-----|--------|
| Date | Result | By | Name |
| 5/15/2018 | Measured | DGM | D Mann |
| 6/12/20 | | | |

